



Jefferson County:

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Scope of Assistance:

The kickoff meeting with Jefferson County staff occurred on June 8, 2005. Mr. Josh Peters, local project manager, assembled a technical review team that included members of the Long Range Planning Division, Current Planning Division, Public Works Department, Fire Department, and the Building Department. At that meeting, County staff directed the consultant team on the content of the desired technical assistance. The following are the areas of emphasis that staff directed the team to pursue:

- Civil checklist for applicants
- Informational brochure for DCD counter
- Incorporate the Technical Guidance for Grading into the County's grading and excavation code
- Clustering incentives in the PRRD

Jefferson County already adopted the 2005 Department of Ecology Manual, so the focus of the amendments was focused on implementation of LID through the Planned Rural Residential Developments (PRRDs) and making grading and drainage standards more LID friendly. The companion to the PRRD amendment was the preparation of a Planned Low Impact Development (PLID) chapter that defined the extent to which the use of LID techniques would warrant an incentive. The following materials were prepared and/or reviewed:

- Preparation of a Planned Low Impact Developments (PLID) Chapter
- Preparation of an Incentive Matrix that can be used with the PLID Chapter
- Preparation of an Informational brochure for DCD counter
- Revisions to the County's grading ordinance to incorporate the DOE/CTED technical guidance on grading
- Parking Comparison and Recommendations

Findings and Observations:

Jefferson County was that its road standards were defacto LID by virtue of the width and open drainage conveyance design. Jefferson County staff contended that much of the County was already "accidentally LID." To facilitate the use of LID techniques by Jefferson County developers and landowners, staff indicated a strong preference for incentives over prescriptive requirements.

County staff requested technical assistance in defining the character of a project that would warrant an incentive. Staff noted that in singular the use of a narrow road section or a grass lined swale was not sufficient to warrant an incentive. The consultant team agreed. Staff noted that the use of these techniques in combination (when designed to the Puget Sound Action Team's *Low Impact Development Technical Guidance Manual for Puget Sound*), might warrant the granting of an incentive.

Jefferson County staff was the first of several jurisdictions to ask the consultant team to define an “LID project.” The result of the request posed by Jefferson County and other jurisdictions was the preparation of the PLID chapter.

There was one item that Jefferson County requested which the allocation of project time and budget could not accommodate. Jefferson County requested a small projects checklist that would enable a property owner to design a small project using LID best management practices without the need of an engineer. This request is an item that may warrant future research.